

Veterans Affairs Medical Center Upgrade Utility Corridor Phase One Project Number 636-07-134

PACKAGE 'A'

4101 Woolworth Avenue

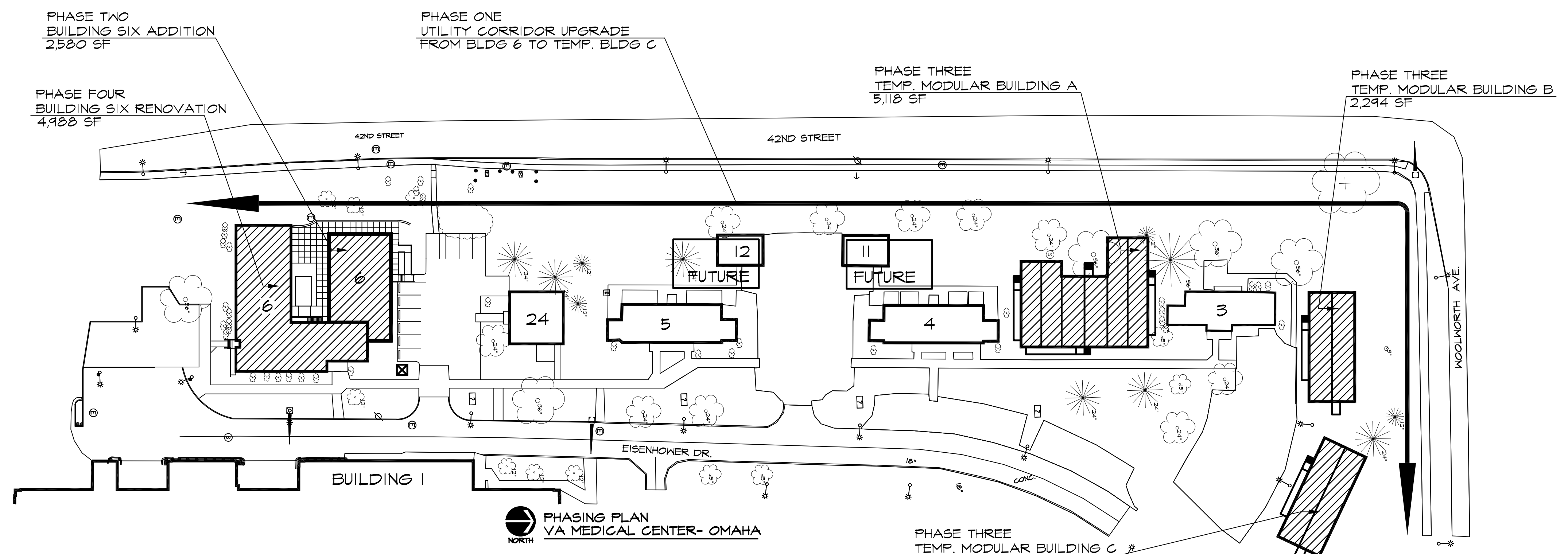
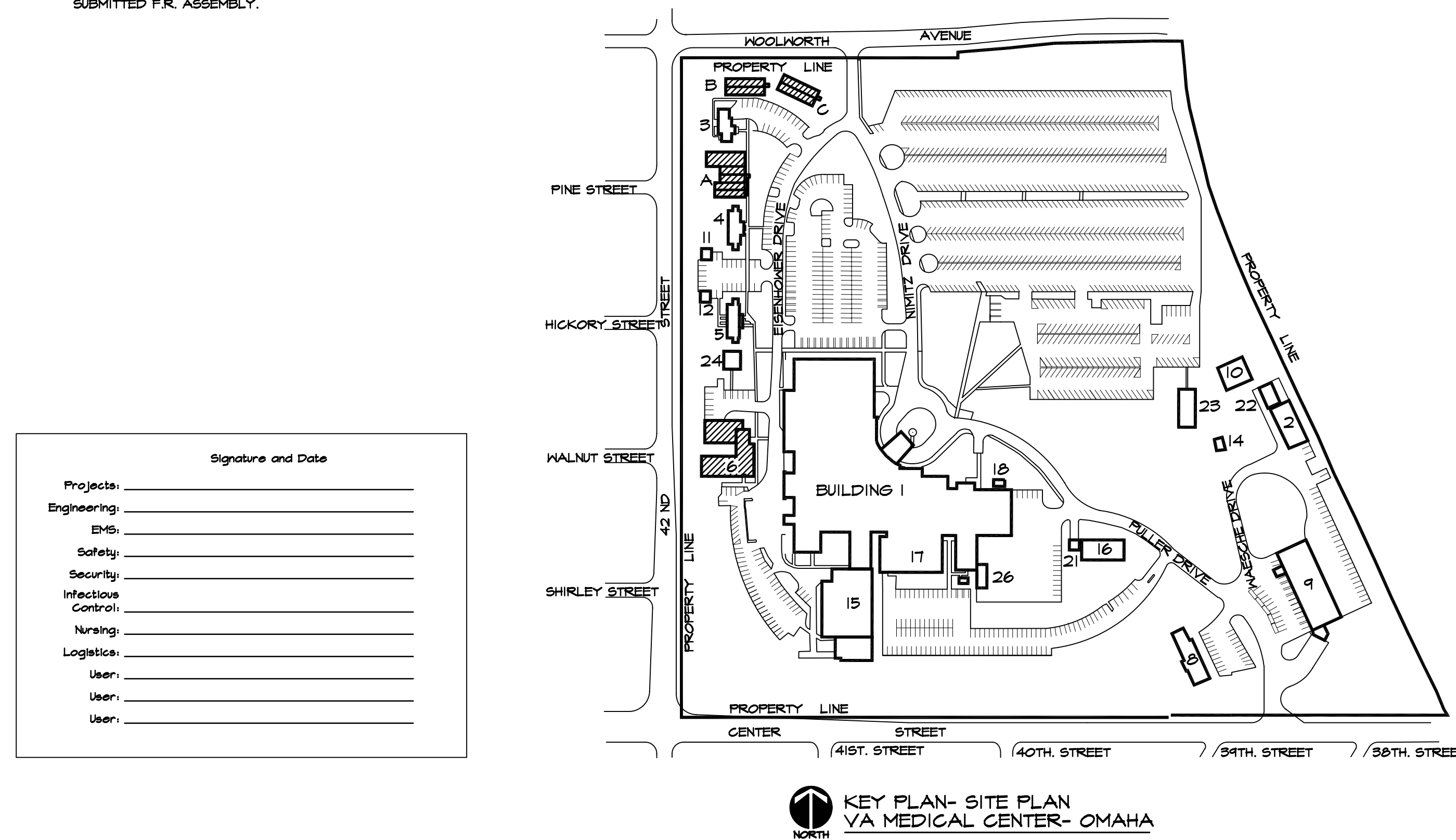
Omaha, Nebraska 68105

GENERAL ARCHITECTURAL NOTES:

1. THE CONTRACTOR SHALL INSPECT THE SITE, STUDY EXISTING CONDITIONS, REVIEW DRAWINGS AND SPECIFICATIONS.
2. CONTRACTOR SHALL ADJUST FOR ACTUAL FIELD CONDITIONS AT NO ADDITIONAL EXPENSE TO THE OWNER.
3. CONTRACTOR SHALL TAKE ALL MEASUREMENTS FOR THE WORK AND BE RESPONSIBLE FOR SAME. COORDINATE THE WORK AND SHOP DRAWINGS WITH ALL OTHER TRADES AFFECTED AND MAKE ANY NECESSARY OFFSETS TO CONCEAL PIPING AND DUCTWORK AND TO CLEAR EQUIPMENT, STRUCTURAL MEMBERS AND OTHER OBSTRUCTIONS.
4. ALL UTILITIES AND SERVICES SHALL BE KEPT IN CONTINUOUS OPERATION UNLESS WRITTEN PERMISSION IS OTHERWISE GRANTED BY THE OWNER. TEMPORARY ALTERATIONS AND CONNECTIONS REQUIRED BY THIS CONTRACT SHALL BE MADE SO THAT ALL BUILDING SERVICES ARE MAINTAINED WITH MINIMUM INTERRUPTION. SCHEDULE ALL ELECTRICAL/MECHANICAL OUTAGES 7 DAYS IN ADVANCE WITH THE OWNER.
5. PROTECT ALL WORK, MATERIALS AND EQUIPMENT. CAP OR PLUG TEMPORARY OPENINGS. DELIVER ALL WORK TO THE OWNER CLEAN AND IN GOOD CONDITION.
6. ALL OCCUPIED WORK AREAS, BUILDING CORRIDORS AND EXTERIOR AREAS SHALL BE KEPT CLEAR OF DEBRIS. CUTTING AND PATCHING OF EXISTING WALLS, FLOORS OR CEILINGS REQUIRED BY NEW WORK SHALL INCLUDED AS WORK PROVIDED UNDER THIS CONTRACT.
7. CUTTING SHALL BE DONE WITH CARE SO AS NOT TO DAMAGE EXISTING EQUIPMENT, CONNECTIONS, CONTROLS, ETC. DAMAGE CAUSED BY SUCH CUTTING SHALL BE REPLACED OR REPAIRED TO ORIGINAL CONDITION BY CONTRACTOR AT NO COST TO THE OWNER, UNLESS UNFORESEEN EXISTING CONDITIONS ARE DISCOVERED AND OWNER/ARCHITECT ARE NOTIFIED.
8. ALL MATERIALS AND EQUIPMENT SHALL BE NEW OF THE BEST QUALITY AND FREE FROM DEFECTS.
9. MANUFACTURER AND MODEL NUMBERS SPECIFIED ESTABLISH THE TYPE AND QUALITY REQUIRED.
10. ALL WORK SHALL COMPLY WITH APPLICABLE REGULATIONS, CODES AND ORDINANCES.
11. THE CONTRACTOR SHALL PERFORM ALL TESTS AS SPECIFIED OR AS NECESSARY TO DEMONSTRATE A COMPLETE AND SATISFACTORY INSTALLATION.
12. ALL EXPOSED PENETRATIONS MADE THROUGH EXISTING ROOFS, FLOORS, AND WALLS SHALL BE PATCHED WITH LIKE MATERIALS TO MATCH THE SURROUNDING AREAS, AND FILLED AS CLOSE AS POSSIBLE TO THE NEW PIPING OR DUCTWORK.
13. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO EXISTING MATERIALS RESULTING FROM WORK UNDER THIS CONTRACT AND SHALL RESTORE SUCH TO ITS ORIGINAL CONDITION.
14. INSTALL THE SPECIFIED FIRE STOPPING (SLEEVES, WRAP, CONDUIT, ETC.) AT RATED CONSTRUCTION.
 - A. FIRE STOP ALL PENETRATIONS WHERE NEW DEVICES/LINES RELOCATING EXISTING DEVICES/LINES PENETRATING FLOORS, CEILINGS AND OTHER RATED BARRIERS.
 - B. FIRE STOP ALL NEWLY CREATED PENETRATIONS WHERE EXISTING DEVICES/LINES PENETRATE FLOOR, CEILINGS AND OTHER RATED BARRIERS.
15. INTERIOR WALL DIMENSIONS MEASURE TO FINISH FACE OF WALL TO FINISH FACE OF WALL.
16. ALL NEW STUD WALLS AND GYPSUM BOARD SHALL EXTEND TO STRUCTURE UNLESS NOTED OTHERWISE.
17. ALL GYPSUM BOARD SHALL BE TYPE X FIRE CODE GYPSUM BOARD & WALLS ONLY.
18. PROVIDE WOOD BLOCKING OR 16 GA. SHEET MTL. IN ALL WALLS TO RECEIVE HALL HANG ACCESSORIES, SUCH AS GRAB BARS, MILLWORK, LABORATORY CASEWORK, COAT HOOKS AND DOOR STOPS, WITHOUT COMPROMISING THE INTEGRITY OF THE LEAD SHIELD.
19. ALL ITEMS AND DEVICES, SUCH AS COVER PLATES, SWITCH PLATES, CONVENIENCE OUTLETS, DOOR STOPS AND OTHER FINISH HARDWARE, ETC., SHALL BE REMOVED AND REINSTALLED AS PART OF THE REFINISHING OF EXISTING WALLS INDICATED TO REMAIN.
20. THE CONTRACTOR SHALL WORK WITH THE CONDITIONS AS THEY EXIST AT THE SITE. ALL ABOVE CEILING CONDITIONS SHALL BE REVIEWED, AND MODIFICATIONS IDENTIFIED, COORDINATED AND INCORPORATED INTO THE SHOP DRAWING PROCESS. COORDINATE ALL ABOVE CEILING WORK TO ENSURE A COMPLETE AND OPERATIONAL SYSTEM AT NO ADDITIONAL COST TO THE OWNER. COORDINATION SHALL INCLUDE, BUT NOT BE LIMITED TO THE FOLLOWING:
 - A. THE OWNER'S EQUIPMENT REQUIREMENTS
 - B. THE CEILING SUPPORT SYSTEM
 - C. THE MECHANICAL DUCTWORK SYSTEM
 - D. THE LIGHTING FIXTURES
 - E. ELECTRICAL WIRING AND CONDUIT SYSTEMS
 - F. THE PLUMBING AND PIPING SYSTEMS
 - G. THE COMMUNICATIONS SYSTEMS.
21. ALL CONTRACTORS ARE RESPONSIBLE FOR REVIEWING ENTIRE SET OF DOCUMENTS TO DETERMINE THEIR FULL SCOPE OF WORK. CONTRACTOR SHALL NOT BE ALLOWED EXTRA COSTS DUE TO FAILURE TO REVIEW ENTIRE SET OF DOCUMENTS.
22. WHEN ALTERING THE BUILDING, IF STRUCTURAL INTEGRITY APPEARS TO BE IN QUESTION CONTRACTOR SHALL NOTIFY ARCHITECT IMMEDIATELY.
23. CONTRACTOR TO USE ELEVATOR 5 FOR REMOVAL AND NEW MATERIAL DELIVERY. CONTRACTOR TO PROVIDE NECESSARY EQUIPMENT TO PROTECT ELEVATOR FINISHES.

FIRE PROOFING GENERAL NOTES:

- A. MAINTAIN FIRE RATED CONSTRUCTION AT WALL PENETRATIONS. (CONSTRUCTION TO CONFORM TO MFG.'S FIRE RATED/ TEST ASSEMBLIES)
- B. FIRE CAULK ALL SLEEVES AND PENETRATIONS AT FIRE WALLS/ PARTITIONS AND FLOORS. CONFORM WITH THE TESTED/ SUBMITTED F.R. ASSEMBLY.



CONSTRUCTION DOCUMENT PACKAGE A

PHASING FOR VA PROJECT 636-07-134

THE FOLLOWING CONSTRUCTION DOCUMENT PACKAGES AND PROJECT PHASES SHALL BE COORDINATED WITH THE VA PROJECT ENGINEER AND ARCHITECT.

CONSTRUCTION DOCUMENT PACKAGE A:

PHASE ONE UPGRADE UTILITY CORRIDOR

- UPGRADE UTILITY CORRIDOR SITE UTILITIES ON WEST END OF VA OMAHA CAMPUS.
- EXTEND UTILITIES TO INDICATED EXISTING BUILDINGS, NEW BUILDING 6 ADDITION AND NEW TEMPORARY MODULAR BUILDINGS.
- SITE GRADING FOR BUILDING 6 ADDITION AND THREE NEW TEMPORARY MODULAR BUILDINGS.
- DEMOLITION AND NEW SITEWORK OF CONCRETE, ASPHALT, DIRT, SOD AND ROCK.

CONSTRUCTION DOCUMENT PACKAGE B:

PHASE TWO BUILDING 6 ADDITION

- ONE STORY ADDITION, SLAB ON GRADE, WOOD FRAME, WOOD RAFTERS, STEEL COLUMNS AND BEAMS.
- ASPHALT SHINGLES, BRICK, ALUMINUM WINDOWS.
- OFFICES, BREAKROOM, CONFERENCE ROOM, MECHANICAL ROOM, COPY ROOM.
- STRUCTURAL RETAINING WALL, STRUCTURAL RAMPS AND STAIRS, FOOTINGS AND EXCAVATION IN THIS PHASE SHALL BE COORDINATED WITH SITE WORK OF PHASE ONE.

PHASE FOUR BUILDING 6 RENOVATION

- EXISTING BUILDING IS ONE STORY WITH GRAIL SPACE AND BASEMENT MECHANICAL ROOM. WOOD FRAME, WOOD RAFTERS, ASPHALT SHINGLES, BRICK, ALUMINUM WINDOWS. CORRIDOR WALLS ARE BEARING WALLS, COORDINATE WITH STRUCTURE.
- CURRENT OCCUPANTS OF BUILDING 6 WILL BE RELOCATED TO TEMPORARY MODULAR BUILDING A IN PHASE THREE. RENOVATION CANNOT BEGIN UNTIL BUILDING 6 IS UNOCCUPIED.
- NEW STRUCTURAL RAMP AND STAIR ON SOUTH END OF BUILDING 6.
- NEW MAIN ENTRANCE CANOPY AS AN ALTERNATE.
- EXISTING BUILDING TO RECEIVE NEW SHINGLES, SHEATHING, GUTTERS AND DOWNSPOUTS AS AN ALTERNATE.

CONSTRUCTION DOCUMENT PACKAGE C:

PHASE THREE TEMPORARY MODULARS BUILDINGS A, B AND C

- TEMPORARY MODULAR BUILDING 'A' IS APPROXIMATELY 5,212SF, SIX UNITS WIDE. CURRENT OCCUPANTS OF BUILDING 6 WILL RELOCATE AT THE COMPLETION OF TEMPORARY MODULAR BUILDING 'A'.
- TEMPORARY MODULAR BUILDINGS 'B' AND 'C' ARE APPROXIMATELY 2,294SF EACH, TWO UNITS WIDE.
- WOOD FRAME, ASPHALT SHINGLES, VINYL SIDING, VINYL WINDOWS, WOOD STAIRS AND RAMPS, FOOTINGS AND CONSTRUCTION.
- SITE GRADING AND GRAVEL PROVIDED IN PHASE ONE, AND TO BE COORDINATED.

ALTERNATES FOR VA PROJECT 636-07-134 PACKAGE 'A'

Contractor to provide the following Bid Alternates:

- 1) Alternate One: Provide a separate cost for Utility Work as related to Temporary Modular Building 'B'.
 - 2) Alternate Two: Provide a separate cost for Utility Work as related to Temporary Modular Building 'C'.
- Temporary Modular Building 'A' shall be included in Base Bid.

Index of Drawings:

- 1 0.1 Cover Sheet and General Notes

Civil Plans

- 2 C1.1 Site Grading

Mechanical, Plumbing and Fire Protection Plans

- 3 MS1.1 Mechanical Site Utilities Plan

Electrical Plans

- 4 ES1.1 Electrical Site Utilities
- 5 E1.1 Medium Voltage Riser Diagram and Electrical Details

Signature and Date

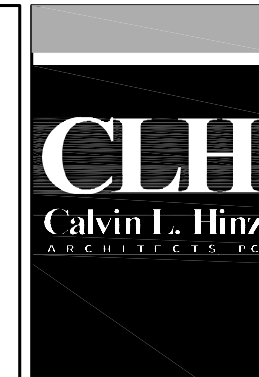
Project:	
Engineering:	
EMS:	
Safety:	
Security:	
Infectious Control:	
Nursing:	
Logistics:	
User:	
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IMPORTANT CONTRACTOR'S NOTE

1. ALL CONTRACTORS ARE RESPONSIBLE FOR REVIEWING ENTIRE SET OF DOCUMENTS TO DETERMINE THEIR FULL SCOPE OF WORK. CONTRACTOR SHALL NOT BE ALLOWED EXTRA COSTS DUE TO FAILURE TO REVIEW ENTIRE SET OF DOCUMENTS.
2. ANY USE OF THESE ELECTRONIC DRAWINGS OR SCALING OF THE PRINTED DOCUMENTS ARE DONE SO AT THE CONTRACTORS RISK.



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COVER SHEET

UTILITY CORRIDOR
UPGRADE

VAMC Omaha, NE

Date: FEBRUARY 20, 2009
Checked by: CLH
Drawn by: RB

Project Number:
Phase One of 636-07-134

Building Number: West Utility
Corridor

Drawing Number:
A0.1
Dwg. 1 of 5

Office of
Construction
and Facilities
Management
Department of
Veterans Affairs